



3Rs For Construction And Demolition Projects

Protecting our environment.



The 3Rs For Construction And Demolition Projects

Reading this brochure may be your first step in developing a waste management plan for your project, or it might be the refresher you need to look at your current practices again. Either way, you'll find practical information here to help you reduce your environmental impact through sound waste management practices.

People in the construction, renovation and demolition (CRD) sectors should consider waste reduction at each phase of their project. Experience shows that reduction during the preliminary phase of a CRD activity achieves the greatest diversion results. In these resources, you'll find all you need to help you get started in the development of your waste audit, waste reduction work plan, and source separation plan, all integral components of a waste management plan.

Although Ontario's 3Rs Regulations apply specifically to large scale construction and demolition projects, the tips and guidance offered in our resource materials can be applied to a project of any size, including renovation. This is why, throughout these materials, we refer to this as information for the construction, renovation and demolition (CRD) sector.

**These materials are available on-line and in print.
Please see the back page of this brochure for details.**



The development of these educational resource materials were supported by the Recycling Council of Ontario. For more information about CRD markets visit RCO's e-directory www.rco.on.ca/e-directory




1. Reduce Waste And Save Money

There are lots of good reasons for reducing your construction, renovation and demolition (CRD) wastes. Materials generated on CRD sites, that end up being disposed, waste money and resources.

It can be less costly to have a bin of unpainted wood wastes, drywall or steel hauled away for recycling than to truck heavy bins of mixed waste to a landfill or transfer station to be dumped. Some of the materials generated on-site have value in secondary markets. Proper materials management means optimizing resources, reducing waste, and in some cases, reducing costs.

Visit the Recycling Council of Ontario's e-directory for a list of waste/recycling service providers, as well as current market information:
www.rco.on.ca/e-directory

Look for the  for more cost-saving ideas.




2. Work Smarter With Your Subcontractors

Planning and good intentions alone may not be enough to divert a single kilogram of waste from disposal. The success of your project's waste management plan depends on the active and ongoing support of everyone commercially connected to your project including: owners, managers and staff, architects and designers, tradespeople, suppliers and waste/recycling service providers.

Whether you plan to centralize waste management responsibilities or delegate these to subcontractors, you'll want to set out each party's obligations in writing before you start the job. You'll need a system to track how different types of waste materials are being handled, make corrections if operations get offtrack, and reward success (or establish consequences) for non-compliance. All of these expectations should be part of doing business.

Refer to our *Diversion Requirements and Waste Management Specifications – Say it right* document found in our CRD resources, both on-line and in print, for examples of 'waste specification' language. Here you'll find examples of the types of questions you'll want to ask your trades and waste service providers before you start work. This contract language will ensure you meet your waste diversion targets and will help keep your program on track.

Look for the  for practical waste management tips, and other ways to enlist the support of your subcontractors, suppliers and haulers.




3. Make Your Company More Competitive

Public and private tenders for new projects or major renovations are more often requesting the successful bidder comply with stringent green building and procurement requirements. Third party green building rating programs use scoring systems that award points for the use of recycled-content materials, the reuse of salvaged or refurbished materials, and the diversion of demolition, land clearing and construction wastes from disposal.

A company that maximizes its use of recycled-content products and minimizes its wastes – and can document both practices – will go a long way towards complying with green building requirements and being more competitive.

The CRD firm that works effectively at becoming ‘greener’ should be in a better position to bid for and win jobs that incorporate tougher environmental performance standards.

In all of our CRD resource materials, you’ll find more ways to reduce, reuse and recycle potential wastes, increase the use of recycled materials and gain a real competitive edge.

Look for the  for more green business tips, including ideas on meeting green building standards.



4. Comply With The 3Rs Regulations


Larger construction and demolition projects, (one or more buildings with a total floor area equal to or greater than 2,000 m²), are subject to Ontario's 3Rs Regulations. So, responsible waste management isn't just a good business decision, it's the law.

Before beginning work on a new construction or demolition project you must:

- prepare a comprehensive waste audit and a written waste reduction work plan (Ontario Regulation 102/94)
- have in place a source separation program for the recyclable materials (Ontario Regulation 103/94)
- make reasonable efforts to reuse and recycle the separated waste, which may include finding markets for the separated waste
- make sure your workers are aware of the waste reduction plan you have in place. This may involve training your workers.

Even if your project is not designated under the provincial regulations, you must comply with provincial regulations for the **safe recovery and management of asbestos, waste oils, solvents and other hazardous materials** that may be generated on construction, renovation or demolition sites, in addition to local restrictions and prohibitions on landfilling of certain wastes and materials. A waste reduction work plan will help project managers comply with all these requirements.

To help you design and implement a practical and effective waste reduction work plan that will help you work most effectively with your contractors and service providers, please refer to the *Guide to Waste Audits and Reduction Work Plans for Construction and Demolition Projects* and *A Guide to Source Separation of Recyclable Materials for Industrial, Commercial and Institutional Sectors and Multi-Unit Residential Buildings*. These materials are available on-line or in print. Please refer to the back page of this brochure for details.

Look for the  for ideas that will help you meet – and exceed – your regulatory responsibilities.

For information related to waste reduction in the Industrial, Commercial and Institutional sectors (IC&I) please visit www.ontario.ca/wastereduction

Here you'll find resources to help you with your waste management goals.

Ces documents sont également offerts en version française en ligne www.ontario.ca/reductiondesdechets

CRD Resources

- *Reducing Your Waste – Tips That Are Good For Business And The Environment*
A compilation of best practices and practical solutions.
- *Waste Reduction Planning – It's as easy as 1, 2, 3 ...*
- *Achieving Success With Waste Prevention*
Case studies that show 'real world' examples of successful initiatives in waste management.
- *Diversion Requirements And Waste Management Specifications – Say it right*
A fact sheet providing guidance on incorporating appropriate language in your contracts.
- *Recyclable Material Profiles*
A chart identifying recyclable materials and possible end-uses.
- *Frequently Asked Questions*

3Rs Regulations Guides And Forms

- *A Guide to Waste Audits and Waste Reduction Work Plans for C&D projects*
- *A Guide to Source Separation of Recyclable Materials, IC&I and Multi-Residential*
- *Waste Audit form*
- *Waste Reduction Work Plan form*

3Rs Regulations

- Ontario Regulation 102/94
- Ontario Regulation 103/94

Additional Resources

Waste/Recycling Markets

- *Recycling Council of Ontario's e-directory*
www.rco.on.ca/e-directory

Businesses and Service Providers in Ontario

- *Ontario Waste Management Association (OWMA)*
www.owma.org/db/db2file.asp?fileid=609
- *Ontario Environment Business Directory*
www.envirodirectory.on.ca
- *Ontario Environment Industry Association (ONEIA)*
www.oneia.ca

For more information, contact the Public Information Centre

Ministry of the Environment

Tel: (416) 325-4000 (in Toronto)

Toll-free: 1-800-565-4923

picemail.moe@ontario.ca

or

Recycling Council of Ontario

Tel: (416) 657-2797

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This publication is not a compliance guide. Rather, we've asked people in the CRD business, in the environment business and in the waste services business for practical waste reduction and diversion tips, practices and ideas that you might apply in your projects. This publication is for information purposes only. Please note that the regulations will take precedence where a conflict or ambiguity exists between this publication and the regulations. If you have questions about the 3Rs Regulations, contact us at one of the numbers listed above.